

Below is the Order of the Court.



A handwritten signature in black ink, appearing to read "CM Alston".

Christopher M. Alston
U.S. Bankruptcy Judge
(Dated as of Entered on Docket date above)

UNITED STATES BANKRUPTCY COURT
WESTERN DISTRICT OF WASHINGTON

In Re:

RICKIE BEAVERS, SR. & MELODY
REGINA BEAVERS,

Debtors.

Bankruptcy No. 12-13824-CMA

RICKIE BEAVERS, SR. & MELODY
REGINA BEAVERS,

Plaintiffs,

v.

RBS CITIZENS, NA

Defendant.

Adversary No. 19-01109-CMA

DEFAULT JUDGMENT
AVOIDING SECOND DEED OF
TRUST OF RBS CITIZENS, NA

The Court having entered the Defendant, RBS Citizens, NA in default in the above-entitled action and for good cause shown enters the following Default Judgment regarding the residential real property at issues is commonly known as: (1) commonly described as 12015

Default Judgment

ADVANTAGE LEGAL GROUP
12207 NE 8TH STREET
BELLEVUE WA 98005
Tel: 425-452-9797

Facsimile: 425-440-7681

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1 Renton Avenue S, Seattle, WA 98178 (2) legally described as SKYWAY PARK ADD, (3) and
2 parcel number 781280-1260.

3 **IT IS HEREBY ORDERED:**

4 ~~1. That the value of the real property listed above is determined to be no greater than~~
5 ~~\$132,000.00;~~
6 ~~2. That the claim of RBS Citizens, NA in the approximate amount of \$24,877.00 is~~
7 ~~determined to be a general unsecured claim for the reason that the indebtedness secured~~
8 ~~by the lien that is senior lien to Chase's lien exceeds the market value of the collateral.~~

9 **1.** ~~That the debt owing RBS Citizens, NA be discharged and the lien of RBS Citizens, NA on~~
10 ~~the property located at: (1) commonly described as 12015 Renton Avenue S, Seattle, WA~~
11 ~~98178 (2) legally described as SKYWAY PARK ADD, (3) and parcel number 781280-1260 is~~
12 ~~avoided against said real property.~~

13 **2.** ~~That, in the event of Debtor's bankruptcy case is dismissed or converted to a Chapter 7,~~
14 ~~this Judgment voiding the lien of RBS Citizens, NA shall no longer apply. RBS Citizens,~~
15 ~~NA's deed of trust shall be in full force and effect as secured for the debt owing to RBS~~
16 ~~Citizens, NA pursuant to U.S.C. § 349(b).~~

17 ~~5. That this Order shall become part of the Debtor's confirmed Chapter 13 plan.~~

18 // / END OF ORDER // /

19 Presented By:

20 /s/ Jonathan Smith
21 Attorney for Debtor/Plaintiff
22 Advantage Legal Group

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Default Judgment

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